

# UNOFFICIAL COPY

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KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 3/14/2024 1:13 PM Pg: 1 of 3

Doc ID 20240301651198

ST/Co Stamp 0-558-750-256 ST Tax \$0.00 CO Tax \$0.00



## DEED IN TRUST - QUIT CLAIM

THIS INDENTURE, WITNESSETH, THAT THE GRANTOR, TANDEM REALTY CORP., a/k/a Tandem Realty Corporation, a dissolved Illinois corporation formerly created and existing under and by virtue of the State of Illinois

of the County of Cook and State of Illinois for and

in consideration of the sum of Ten Dollars (\$ 10.00 ) in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, convey and QUIT CLAIM unto CHICAGO TITLE LAND TRUST COMPANY a Corporation of Illinois

whose address is 10 S. LaSalle St., Suite 2750, Chicago, IL 60603, as Trustee under the provisions of a certain Trust Agreement dated March 29, 2021 described real estate situated in

and known as Trust Number 8002385673, the following County, Illinois to wit:

(Reserved for Recordors Use Only)

### SEE ATTACHED LEGAL DESCRIPTION

Commonly Known As 3255 N. Arlington Heights Road, Arlington Heights, IL 60004

Property Index Numbers 03-08-100-012-0000

together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD, the said real estate with the appurtenances, upon the trusts, and for the uses and purposes herein and in said Trust Agreement set forth.

THE TERMS AND CONDITIONS APPEARING ON PAGE 2 OF THIS INSTRUMENT ARE MADE A PART HEREOF.

And the said grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for exemption or homesteads from sale on execution or otherwise.

IN WITNESS WHEREOF, the grantor aforesaid has hereunto set hand and seal this 26<sup>th</sup> day of

Tandem Realty Corp. a/k/a Tandem Realty Corporation

OCTOBER 2023

By: Raymond Cahnman  
Signature Raymond Cahnman, its President, pursuant to Circuit Court of Cook County, State of Illinois Case 2013CH26214

Signature

Signature

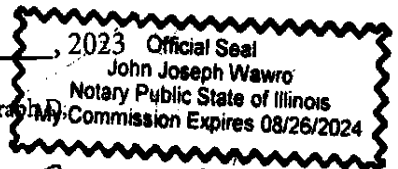
STATE OF ILLINOIS  
COUNTY OF COOK

I, John Joseph Wawro, a Notary Public in and for said County, in the State aforesaid, do hereby certify Raymond Cahnman, President

of Tandem Realty Corp. a/k/a Tandem Realty Corporation personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered said instrument as a free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

GIVEN under my hand and seal this 26 day of October

John Joseph Wawro  
NOTARY PUBLIC



Prepared By: Felicia M. DiGiovanni  
7610 W. North Ave.  
Elmwood Park, IL 60707

Exempt under provision of Paragraph 17, Section 31-45, Property Tax Code

10-26-2023  
Date

Raymond Cahnman  
Seller, Buyer or Agent

MAIL TO: CHICAGO TITLE LAND TRUST COMPANY  
10 S. LASALLE STREET, SUITE 2750  
CHICAGO, IL 60603

SEND TAX BILLS TO: CCTL #8002385673  
1937 Howe St.  
Chicago, IL 60614

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## LEGAL DESCRIPTION RIDER

LOT 16 IN FREEDOM SMALL FARMS, BEING A SUBDIVISION IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER AND THE NORTH HALF OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 3255 N. Arlington Heights Road, Arlington Heights, IL 60004

PIN: 03-08-100-019-0000

EXEMPT UNDER PROVISIONS OF PARAGRAPH <sup>E</sup>  
SECTION 4, REAL ESTATE TRANSFER TAX ACT

DATE

3/13/2024

\_\_\_\_\_  
BUYER, SELLER OR REPRESENTATIVE

### REAL ESTATE TRANSFER TAX

13-Mar-2024



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

03-08-100-019-0000

| 20240301651198 | 0-558-750-256

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## STATEMENT BY GRANTOR AND GRANTEE

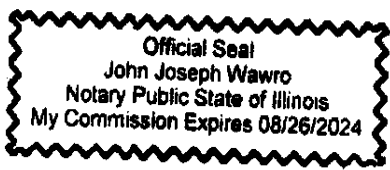
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 1-18, 2024 Signature: Raymond Lehman  
Grantor or Agent

SUBSCRIBED AND SWORN TO  
BEFORE ME THIS 18 DAY OF

January, 2024

John Joseph Wawro  
Notary Public



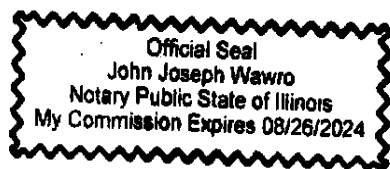
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: 1-18, 2024. Signature: Raymond Lehman  
Grantee or Agent

SUBSCRIBED AND SWORN TO  
BEFORE ME THIS 18 DAY OF

January, 2024

John Joseph Wawro  
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C. misdemeanor for the first offense and of a Class A. misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)